

DOCUMENT No. 27346

Statute Form of

Quitclaim Deed 2.00
5.00

George L. Glasheen

TO

Robert L. Frey et ux.

WORCESTER REGISTRY DISTRICT
RECEIVED FOR REGISTRATION

AUG 20 1971

2 O'CLOCK 50 m P M

.....19.....

at.....o'clock and.....minutes.....m.

Received and entered with.....

.....Deeds

Book.....Page.....

Attest:

Register

TRANSFER CERTIFICATE OF TITLE
ISSUED AND TRANSCRIBED INTO
REGISTRATION BOOK 40
BEING CERTIFICATE NO 7844
WORCESTER REGISTRY DISTRICT.

HUTCHINS & WHEELER
1 BOSTON PLACE
BOSTON, MASS.

A

I, George L. Glasheen

of Mendon,

Worcester

County, Massachusetts

~~being recorded~~, for consideration paid, ~~grantee~~ of \$28,900, grant to Robert L. Frey and Carol M. Frey, husband and wife as tenants by the entirety, of Maple Street, said Mendon,

with quitclaim covenants

~~the location~~ that certain parcel of land situate in said Mendon, said Worcester County, and said Commonwealth, bounded and described as follows:

Southerly by Maple Street one hundred twenty-eight and 81/100 (128.81) feet;

Westerly by land now or formerly of Arthur J. Curley et al., four hundred sixty-six and 60/100 (466.60) feet;

Northerly by land now or formerly of Anna Congdon one hundred fifty-two and 01/100 (152.01) feet;

Easterly by lands of sundry adjoining owners as shown on the plan hereinafter mentioned three hundred three and 39/100 (303.39) feet;

Southerly sixty-six (66) feet; and

Easterly one hundred sixty-six and 24/100 (166.24) feet by land now or formerly of Clement Greenhalgh et al.

All of said boundaries are determined by the Court to be located as shown on sub-division plan #18875-B drawn by P. H. Kitfield, C. E., dated December 20, 1949 as modified and approved by the Court, filed in the Land Registration Office, a copy of a portion of which is filed with Land Registration Certificate #4008.

Being lot 1 on said plan.

The land hereby registered is subject to the right to use the well set forth in a deed given by Thomas B. Staples et al., to Henrietta L. Rhodes, dated September 12, 1900, duly recorded in Book 1664, Page 160.

The above described parcel of land is conveyed subject to real estate taxes assessed for the year 1971, which the grantees, by accepting this deed, hereby assume and agree to pay.

Intending to convey and hereby conveying the same premises described in Certificate of Title No. 7087 registered in Book 36, Page 7087 for the Worcester Registry District of Worcester County.

1197

XX

X wife of said

~~reference to said grantee all the rights of~~

~~reference by the court~~
~~reference to the court~~

~~reference to the court~~

Witness my hand and seal this

20th

day of August 1971.

George L. Glendon

REGISTER
 0 13858
 9/2
 COMMONWEALTH OF MASSACHUSETTS
NEEDS EXCISE
 AUG 20 '71
 66.12
 PR. 11039

The Commonwealth of Massachusetts

Worcester ss.

August 20, 1971

Then personally appeared the above named George L. Glasheen

and acknowledged the foregoing instrument to be his free act and deed,

before me,

Neil R. Marston
NEIL R. MARSTON Notary Public
Justice of the Peace

My commission expires NOVEMBER 12, 1976
Neil R. Marston

ATTEST: WORC. Anthony J. Vigliotti, Register

(THE FOLLOWING IS NOT A PART OF THE DEED, AND IS NOT TO BE RECORDED.)

CHAPTER 183, SECTION 11, GENERAL LAWS

A deed in substance following the form entitled "Quitclaim Deed" shall when duly executed have the force and effect of a deed in fee simple to the grantee, his heirs and assigns, to his and their own use, with covenants on the part of the grantor, for himself, his heirs, executors, administrators and successors, with the grantee, his heirs, successors and assigns, that at the time of the delivery of such deed the premises were free from all encumbrances made by him, and that he will, and his heirs, executors and administrators shall, warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons claiming by, through or under the grantor, but against none other.